

AGENDA
Wednesday, February 20, 2019
METROPOLITAN COUNCIL ZONING MEETING
3:30 PM Presentations and Special Recognitions
4:00 PM Metropolitan Council Meeting
Governmental Building
Room 348

ALL ITEMS ON THE ATTACHED AGENDA ARE PUBLIC HEARINGS

The rules for conducting such public hearings are as follows:

- 1) This is a public meeting. In accordance with Title 1, Sections 1.2(c)(9) and 1.7(a) of the Code of Ordinances, all items on this agenda are open for public comment. Those members of the public desiring to speak on a particular item should refer to a meeting agenda and complete necessary information, prior to the meeting, on either of the two monitors located in the lobby outside the chambers. If arriving after 4:00, fill out a request to speak card indicating which item you wish to speak on and place it in the designated location prior to the meeting. Once the item is announced, each person's name who has completed the electronic form or filled out a card will be called on to speak for the amount of time so designated by the Pro-Tem.
- 2) The proponents will speak first, then the opponents. Each speaker will be allowed not more than three minutes. The speakers are requested to limit their remarks and to avoid duplication in their presentations.
- 3) The proponents will be allowed three minutes for rebuttal.
- 4) The Council Members may ask questions and make comments but are urged to cooperate in an effort to spend not more than 30 minutes on any one zoning case.

CALL TO ORDER

ROLL CALL

AMENDING THE COMPREHENSIVE ZONING MAP OF THE CITY OF BATON ROUGE AND PARISH OF EAST BATON ROUGE OF JUNE 1976, AS CONTAINED IN AND MADE A PART OF THE "COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF BATON ROUGE AND PARISH OF EAST BATON ROUGE FOR 1958," AS AMENDED SO AS TO:

1. 18-01249 **PA-17-18 2671 Brightside Drive**
To amend the Comprehensive Land Use Plan from Residential Neighborhood to Compact Neighborhood on property located on the south side of Brightside Drive, to the west of Harwich Drive, on Lot M-1 of the Little Valverde property. Section 65, T7S, R1W, GLD, EBRP, LA (Council District 3 - Loupe)
PLANNING STAFF FINDINGS: Recommend approval, based upon review of the area in a greater level of detail and compatibility with surrounding higher intensity land use designation
COMMISSION ACTION: Motion to approve carried, 7-0
Related to Case 72-18
[Application](#) [Staff Report](#)

2. 18-01250 **Case 72-18 2671 Brightside Drive**
 To rezone from Single Family Residential (A1) to Limited Residential (A3.2) on property located on the south side of Brightside Drive, to the west of Harwich Drive, on Lot M-1 of the Little Valverde property. Section 65, T7S, R1W, GLD, EBRP, LA (Council District 3 - Loupe)
PLANNING STAFF FINDINGS: Staff certifies that the proposed request meets the criteria for a change of zoning, if the companion Comprehensive Plan Amendment is approved, being compatible with surrounding uses, and conforming to Unified Development Code requirements
COMMISSION ACTION: Motion to approve Town House (A2.5) carried, 7-0
Related to PA-17-18

Applicant amended request to A2.5
[Application](#) [Staff Report](#)
3. 18-01505 **PA-22-18 15694 and 15696 Old Scenic Highway**
 To amend the Comprehensive Land Use Plan from Industrial to Residential Neighborhood on the east side of Old Scenic Highway, north of Groom Road, on a 350 acre parcel of the Goidie House Kizer property. Section 76, T5S, R1W, GLD, EBRP, LA (Council District 2 - Banks)
PLANNING STAFF FINDINGS: Recommend approval, based upon changing conditions in the area
COMMISSION ACTION: Motion to approve carried, 7-0
This item was deferred from January 16, 2019
[Application](#) [Staff Report](#)
4. 18-01524 **SPUD-2-18 Valencia Park**
 A proposed multi-family residential development located north of Gayosa Street, south of Spanish Town Road, east of North 14th Street, and west of North 15th Street, on Lots 1 thru 5 and 7 thru 11, of the Suburb Gracie Subdivision. Section 71, T7S, R1W, GLD, EBRP (Council District 10 - Wicker)
COMMISSION ACTION: Motion to defer to February 18, 2019, carried 8-0
This item was deferred from January 16, 2019
[Application](#)
5. 19-00088 **RV-3-19 University Club Revocation**
 A request to revoke a portion of a 35 foot drainage servitude, located north of Memorial Tower Drive, between Tower Court and Audubon Lakes Drive, on Lots 458 and 459 of University Club Plantation, 7th Filing (Council District 3 - Loupe)
PLANNING STAFF FINDINGS: Planning Staff certifies that the proposed request meets the minimum requirements of the UDC
COMMISSION ACTION: No hearing before the Planning Commission required, per UDC Section 4.13.D
[Zoning Map](#) [Aerial Map](#) [Exhibit](#) [Memo to Metro Council](#) [RV-3-19 MC Report](#) [LONO from Dept of Development](#)
6. 19-00100 **PA-20-18 7544, 7566, 7588 Siegen Lane and 7585, 7599 Goldfinch Drive**
 To amend the Comprehensive Land Use Plan from Residential Neighborhood to Office on properties located on the west side of Siegen Lane, south of Interstate 10, and east of Goldfinch Drive, on Lots 4 thru 7, 47 and 48 of the Audubon Terrace Subdivision. Section 55, T8S, R1E, GLD, EBRP, LA (Council District 11 - Watson)
PLANNING STAFF FINDINGS: Recommend approval, based upon review of the area in a greater level of detail and compatibility with adjacent higher intensity land use designation
COMMISSION ACTION: Motion to approve carried, 6-1-1
Related to Case 81-18
[Application](#) [Staff Report](#)

7. 19-00103 **Case 81-18 7544, 7566, 7588 Siegen Lane and 7585, 7599 Goldfinch Drive**
 To rezone from Single Family Residential (A1) to General Office Low Rise (GOL) on properties located on the west side of Siegen Lane, south of Interstate 10, and east of Goldfinch Drive, on Lots 5 thru 7, 47 and 48 of the Audubon Terrace Subdivision. Section 55, T8S, R1E, GLD, EBRP, LA (Council District 11 - Watson)
PLANNING STAFF FINDINGS: Staff certifies that the proposed request meets the criteria for a change of zoning if the companion Comprehensive Plan Amendment is approved, being consistent with the Comprehensive Plan, being compatible with surrounding uses, and conforming to Unified Development Code requirements
COMMISSION ACTION: Motion to approve carried, 6-1-1
Related to PA-20-18
[Application](#) [Staff Report](#)
8. 19-00104 **PA-21-18 7400-7500 UND Thrush Drive and 9661 - 9835 Tanager Drive**
 To amend the Comprehensive Land Use Plan from Residential Neighborhood to Office on property located on the north side of Thrush Drive and north side of Tanager Drive, to the south of Interstate 10, on Lot 11.374 AC of the Terrace Land Company, Inc. Property and Lots 130 thru 137 of the Audubon Terrace Subdivision, Second Filing. Sections 55 and 60, T8S, R1E, GLD, EBRP, LA (Council District 11 - Watson)
PLANNING STAFF FINDINGS: Recommend approval, based upon review of the area in a greater level of detail
COMMISSION ACTION: Motion to approve failed, 3-5
Related to Case 82-18
[Application](#) [Staff Report](#)
9. 19-00105 **Case 82-18 7400-7500 UND Thrush Drive**
 To rezone from Single Family Residential (A1) to General Office Low Rise (GOL) on property located on the west side of Siegen Lane, south of Interstate 10, and north of Bunting Drive, on Lot 11.374 AC of the Terrace Land Company, Inc. Property. Section 55, T8S, R1E, GLD, EBRP, LA (Council District 11 - Watson)
PLANNING STAFF FINDINGS: Staff certifies that the proposed request meets the criteria for a change of zoning if the companion Comprehensive Plan Amendment is approved, being consistent with the Comprehensive Plan, being compatible with surrounding uses, and conforming to Unified Development Code requirements
COMMISSION ACTION: Motion to approve failed, 3-5
Related to PA-21-18
[Application](#) [Staff Report](#)
10. 19-00107 **PA-1-19 12018 and 12058 Perkins Road**
 To amend the Comprehensive Land Use Plan from Compact Neighborhood to Office on property located on the south side of Perkins Road, east of the intersection of West Tom Stokes Court and Perkins Road, on Lots B and C, Terre Haute Subdivision. Section 37, T8S, R1E, GLD, EBRP, LA (Council District 3 - Loupe)
PLANNING STAFF FINDINGS: Recommend approval, based upon review of the area in a greater level of detail and compatibility with adjacent uses
COMMISSION ACTION: Motion to approve carried, 8-0
Related to Case 2-19
[Application](#) [Staff Report](#)
11. 19-00108 **Case 2-19 12018 and 12058 Perkins Road**
 To rezone from Transition (B1) to General Office Low Rise (GOL) on property located on the south side of Perkins Road, east of the intersection of West Tom Stokes Court and Perkins Road, on Lots B and C, Terre Haute Subdivision. Section 37, T8S, R1E, GLD, EBRP, LA (Council District 3 - Loupe)
PLANNING STAFF FINDINGS: Staff certifies that the proposed request meets the criteria for a change of zoning, if the companion Comprehensive Plan amendment is approved, being compatible with surrounding uses, and conforming to Unified Development Code requirements
COMMISSION ACTION: Motion to approve carried, 8-0
Related to PA-1-19
[Application](#) [Staff Report](#)

12. 19-00112 **Case 1-19 9460 Perkins Road**
 To rezone from Light Commercial (LC2) to Commercial Alcoholic Beverage (Restaurant) (C-AB-1) to increase the area of C-AB-1 on property located west of Bluebonnet Boulevard, on the south side of Perkins Road, to the north side of Hyacinth Avenue, on a portion of Tract C-1-A-3 of the Vito Roppolo Tract. Section 59, T8S, R1E, GLD, EBRP, LA (Council District 12 - Freiberg)
PLANNING STAFF FINDINGS: Staff certifies that the proposed request meets the criteria for a change of zoning, being consistent with the Comprehensive Plan, compatible with surrounding uses, and conforming to Unified Development Code requirements
COMMISSION ACTION: Motion to approve carried, 8-0
[Application](#) [Staff Report](#)
13. 19-00124 **Case 3-19 1154 Millerville Road**
 To rezone from Light Commercial (LC1) to Commercial Alcoholic Beverage (Restaurant) (C-AB-1) on property located on the west side of Millerville Road, to the south of Old Hammond Highway, on a portion of Lot 15, Shady Oaks Subdivision. Section 8, T7S, R2E, GLD, EBRP, LA (Council District 8 - Amoroso)
PLANNING STAFF FINDINGS: Staff certifies that the proposed request meets the criteria for a change of zoning, being consistent with the Comprehensive Plan, compatible with surrounding uses, and conforming to Unified Development Code requirements.
COMMISSION ACTION: Motion to approve carried, 8-0
[Application](#) [Staff Report](#)
14. 19-00127 **Case 4-19 552 Live Oak Boulevard and 4018 North Street**
 To rezone from Light Industrial (M1) to Limited Residential (A3.3) on property located on the southeast quadrant of the intersection of Live Oak Boulevard and North Street, to the west of Roselawn Avenue, on Lots 23, 24, 25, 32, 33, and 58 thru 64, Buffington Heights Subdivision. Section 96, T7S, R1E, GLD, EBRP, LA (Council District 7 - Cole)
PLANNING STAFF FINDINGS: Staff certifies that the proposed request meets the criteria for a change of zoning, being consistent with the Comprehensive Plan, compatible with surrounding uses, and conforming to Unified Development Code requirements.
COMMISSION ACTION: Motion to approve carried, 8-0
[Application](#) [Staff Report](#)
15. 19-00128 **Case 5-19 5744 South Sherwood Forest Boulevard**
 To rezone from Rural to Light Commercial (LC3) on property located on the west side of Sherwood Forest Boulevard, to the north of Airline Highway on Lot C-2-3-C-1-A1-A-1, of the O. C. Harrell Tract. Section 58, T7S, R2E, GLD, EBRP, LA (Council District 8 - Amoroso)
PLANNING STAFF FINDINGS: Staff certifies that the proposed request meets the criteria for a change of zoning, being consistent with the Comprehensive Plan, compatible with surrounding uses, and conforming to Unified Development Code requirements
[Application](#) [Staff Report](#)
16. 19-00129 **Case 6-19 336 Highlandia Drive**
 To rezone from Rural to Heavy Commercial (HC1) on property located on the west side of Highlandia Drive, to the north of Lavo Lane on Lot 22, Highlandia Subdivision. Section 57, T8S, R2E, GLD, EBRP, LA (Council District 3 - Loupe)
PLANNING STAFF FINDINGS: Staff certifies that the proposed request meets the criteria for a change of zoning, being consistent with the Comprehensive Plan, compatible with surrounding uses, and conforming to Unified Development Code requirements.
COMMISSION ACTION: Motion to approve carried, 8-0
[Application](#) [Staff Report](#)

17. 19-00130 **Case 8-19 4343 Nicholson Drive**
 To rezone from Heavy Commercial (C2) and Neighborhood Commercial Alcoholic Beverage (Restaurant) (NC-AB) to Heavy Commercial (HC1) on property located on the southeast corner of Nicholson Drive and East Boyd Drive, on Lot 2-A-1, James T. Amis Tract. Section 66, T7S, R1W, GLD, EBRP, LA (Council District 12 - Freiberg)
PLANNING STAFF FINDINGS: Staff certifies that the proposed request meets the criteria for a change of zoning, being consistent with the Comprehensive Plan, compatible with surrounding uses, and conforming to Unified Development Code requirements.
COMMISSION ACTION: Motion to approve carried, 8-0
[Application](#) [Staff Report](#)
18. 19-00131 **ISPUD-1-19 Highpoint Subdivision**
 Proposed four single family residential lots on property located south side of Highland Road, at the southwest quadrant of the intersection of Henry Adams and Highland Road, on Lot A-1, portion of an unnumbered 0.95 acre tract property. Section 68, T7S, R1W, GLD, EBRP, LA (Council District 12 - Freiberg)
COMMISSION ACTION: Motion to defer to February 18, 2019 carried, 8-0
[Application](#)
19. 19-00133 **ISPUD-2-19 ADC**
 Proposed mixed use development that includes commercial, office, and residential uses on property located north of Goodwood Avenue, south of Government Street, and west of Lobdell Avenue, on Lots 42, 47, and 48, and a portion of Lot CA-1, of the Adelia at Old Goodwood Subdivision. Section 82, T7S, R1E, GLD, EBRP, LA (Council District 11 - Watson)
COMMISSION ACTION: Motion to defer to February 18, 2019, carried 8-0
20. 19-00134 **PUD-1-19 Hollywood Heights Concept Plan**
 A proposed low density two family residential development on property located on north side of Hollywood Street, and east of Plank Road, on Lots A, B, and 3-A of M.C. Hausey Property and Lots 10-18 of the Maurice Place Subdivision. Sections 39 and 62, T6S, R1E, GLD, EBRP, LA (Council District 5 - Green)
PLANNING STAFF FINDINGS: Staff certifies that the proposed request will meet the minimum criteria for a Planned Unit Development being consistent with the Comprehensive Plan, compatible with surrounding uses, and conforming to Unified Development Code requirements
COMMISSION ACTION: Motion to approve carried, 8-0
[Application](#) [Staff Report](#) [Plans](#)

ADJOURN